

Arlington Conservation Commission  
Minutes  
February 5, 2015

Mr. Stevens called the meeting to order at 7:30 p.m. in the second floor conference room, of the Town Hall Annex. Present were Nathaniel Stevens, Charles Tirone, Curt Connors, David White, Janine White, Susan Chapnick, Associate Mike Nonni, and Eileen Coleman of the Commission. Associate Catherine Garnett and Associate Michelle Durocher of the Commission, were not present. Also present were Terrence Hayes, Scott Jordan, Mary O'Connor, Elias Matteuchias, and Brad Barber.

7:30pm – Commission Business:

Chapnick/DWhite motioned to approve the 1/15/15 **minutes** with edits; motion passed unanimously.

DWhite/Connors motioned to approve the Order of Conditions with edits for DEP File No. **91-256**, Spy Pond Field tennis courts; motion passed unanimously.

Mr. Hayes introduced himself to the Commission. He is interested in applying for the **opening** on the Commission, which was advertized in the 2/5/15 Arlington Advocate.

Mr. White read the **Waterbodies** fund warrant article. Mr. Tirone commented that this wording may be edited in future years. DWhite/JWhite motioned to approve the warrant as read; motion passed unanimously.

Mr. Stevens asked that **Fee instruction** sheet be sent around to the Commission for further review.

7:45pm **Notice of Intent** – 19 Massachusetts Ave

Mr. Stevens recounted the outstanding items for this project. The existing Maintenance agreement between DCR and the hotel needs to be amended to last an additional 15 years, with the option to add on another 15. The applicant has agreed to install two leaching catch basins near Henderson and Sawin Streets.

Mr. Matteuchias read aloud from his papers that in a 1/13/15 email, Dan Driscoll of DCR stated that this work “looks good” and they looked forward to working with them. The Applicant is still awaiting a formal letter allowing the mitigation plantings on DCR land.

Mr. Tirone reported that according to his calculations that 6428 square feet of mitigation area was supposed to be provided. Mr. Jordan said that according to their calculations the onsite area is 2600 square feet and the DCR property mitigation area is 5325 square feet, totaling 7925 square feet of planted mitigation area.

Mr. Tirone asked if a bond could be held to guarantee that this plant mitigation is successful. Mr. Nonni roughly calculated how much the DCR mitigation area planting would come to, approximately \$10-12K. Ms. O'Connor suggested that a cash escrow would be more easily set up and distributed. The Commission discussed various lengths of time and amounts of this escrow and decided upon 50% of the maximum of the estimate for the two growing seasons (\$6K for two growing seasons after plant installation).

Mr. Stevens reminded the Commission and the applicant of continuing conditions from the original permit of when the hotel was constructed (DEP File No. 91-133). These mainly had to do with the stormwater drainage system.

Ms. Beckwith will draft the Order of Conditions for review by the Commission and the applicants, for the next meeting's approval.

DWhite/Coleman motioned to continue the hearing to 2/26 at 7:45pm.

Commission Business, cont.:

Mr. Barber attended to discuss the **Waterbodies** fund in further detail. Teresa DeBenedictis of the DPW, has a new spreadsheet of the accounting and assessment that is currently done. Mr. Barber and the Spy Pond Subcommittee of the Vision 2020 Taskgroup is organizing a Splash event again on May 30<sup>th</sup>.

Mr. Tirone asked if they were pursuing other funding sources, such as charging the Belmont crew team to pay for its use of Spy Pond. The working group of the Conservation Commission is just now compiling its information into a useful format.

The Commission discussed snow dumping into Noname Brook by the apartments at **Viking Court**. Ms. Beckwith will draft the notice of noncompliance and forward it to the Commission.

Ms. Beckwith explained that the new deck at **16 Spy Pond Parkway** was built on top of the old foundations for the ice house. The deck was not part of the approved plan on file for the house project. That permit is still active, DEP File No. 91-181. [is this what we decided to do?] The Commission will write a letter notifying the landowner that this deck within 100 feet of Spy Pond is not approved and the project mitigation has not been done.

Mr. Stevens explained that the newly approved fee structure will be incorporated into revisions of the local **regulations**, which he is currently drafting.

Meeting adjourned at 9:30pm.

Respectfully submitted,  
Corinna Beckwith  
Commission Administrator